GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department - Greater Visakhapatnam Municipal Corporation - Widening and development of Bus Rapid Transit System (BRTS) road from Pendurthi to Asilmetta through Railway lands falling in the road alignment – Exchange of Ac.26.11 cts of Railway land with that of Ac.52.22 cts of Greater Visakhapatam Municipal Corporation land at Sy.Nos.57, 58, 62, 63, 64 (old Sy.Nos.26) of Mudasarlova (V), Visakhapatnam Rural Mandal - Orders – Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No.254 **Date:26-11-2015**

Read the following:

1) From the Commissioner, GVMC, VSP, Rc.No.9345/03/G1, dated:15.6.2014.
2) Government Memo No.10843/H1/2014, MA&UD(H1)Department, dated:08.08.2014.
3) From the Commissioner, GVMC, Visakhapatnam, Letter Rc.No.9345/03 G1, Dated:01.11.2014.
4) Government Memo No.10843/H1/2014, MA&UD(H1) Department, dated:04.06.2015.
5) From the Commissioner, GVMC, Visakhapatnam, Letter Rc.No.9345/03/G1, Dated:05.10.2015.

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ORDER:

In order to improve the share of Public Transport in Visakhapatnam, the Ministry of Urban Development (MoUD), Government of India, New Delhi has sanctioned Bus Rapid Transit System (BRTS) project for 43 Kms in the year 2007-08 in JNNURM under Urban Transport. The proposed two corridors viz., 1) Pendurthi Transit Corridor (PTC) including Flyover at Asilmetta 2) Simhachalam Transit Corridor (STC) including under pass. The corridor Pendurthi to Asilmetta falls in railway lands. The project is delayed because of procuring railway lands required for road widening, junction improvements, reconstruction of religious structures and formation of the BRTS corridor. After lot of deliberations and discussions with railway authorities, the issue of exchange of railway land with Greater Visakhapatnam Municipal Corporation (GVMC) land is settled and it was decided for exchange land on equitable basis fixed by the District Collector, Visakhapatnam in the ratio 1:2 for land required for BRTS.

2. In the references read above, the Commissioner, GVMC has informed that, a total extent of Ac.9.61 cents of railway lands was affected during formation of road for widening, junction improvements and for reconstruction of religious structures. Further, an extent of Ac.16.50 cents of Railway land was occupied by slum dwellers at several places in GVMC limits and when there were attempts to evict the encroachers from railway lands by the Railway Department, the Corporation used to intervene on the request of either slum dwellers or people representatives and assured to provide alternative land. Thus, a total extent of Ac.26.11 cents of railway land was affected due to aforementioned reasons. He has informed that, a detailed meeting was held with Principal Chief Engineer, E.Co. Railways, Bhubaneswar, Divisional Railway Manager, Visakhapatnam on 19.05.2010 in which the Railway authorities have emphasized the modalities of Railways, pertaining to transfer of land to GVMC and advised GVMC to follow Railway Board guidelines without any deviation. As per the guidelines, 35 years of long lease (on payment of 99% of present market value and lease amount) or equitable land transfer are only acceptable.

(P.T.O.)

3. The Commissioner, Greater Visakhapatnam Municipal Corporation (GVMC) has informed the Railway authorities that it is not possible to pay 99% of market value for 35 years lease and lease rent and requested to consider exchange of land on equitable basis with land of GVMC at Mudasarlova village. The railway authorities have stated that the railway lands are located in city centre and suggested the land ratio of 1:2 as suggested by the District Collector in the year 2006. The Commissioner, GVMC has informed that it is finally decided for exchange land with railway authorities on equitable basis fixed by the District Collector in July 2006 in the ratio of 1:2 for all land exchange proposals including requirement of land for BRTS.

4. The Commissioner, GVMC has informed that, the BRTS works had been progressing briskly as the Department of Railways used to cooperate for the said works. But, in the recent past, the Department of Railways has been stalling BRTS works including rehabilitation of evicted hawkers, vendors etc. due to delay in handing over of lands in exchange as agreed before, and insisted on compliance of the Railway Board conditions. Hence, on advise of District Collector and Corporation Resolution No.55/13, dated:02.02.2013, GVMC has decided to handover GVMC land to an extent of Ac.52.22 cents in Sy.Nos.57, 58, 62, 63, 64 (old Sy.Nos.26) of Mudasarlova (V) in lieu of railway land to an extent of 26.11 acres (1:2 ratio) to the Department of Railways pending approval / ratification by the Government.

5. The Commissioner, GVMC has informed that, as the Railway authorities stalled rehabilitation measure of shop keepers who are affected in the BRTS corridor and as the BRTS project work is getting hampered, the then Commissioner, GVMC has taken action to hand over advance possession of the GVMC land to an extent of Ac.52.22 cents in Sy.Nos.57, 58, 62, 63, 64 (old Sy.Nos.26) of Mudasarlova (V) in lieu of railway land to an extent of 26.11 acres (1:2 ratio) to the Department of Railways and requested the Government to ratify the action taken by the Commissioner, GVMC in handing over the land.

6. Government, after careful examination of the matter and hereby decided to ratify the action taken by the Commissioner, GVMC in handing over the GVMC land to an extent of Ac.52.22 cents in Sy.Nos.57, 58, 62, 63, 64 (old Sy.Nos.26) of Mudasarlova (V) in lieu of railway land to an extent of 26.11 acres (1:2 ratio) to the Department of Railways, taken over for road purpose and in view of the importance of the BRTS project and urgency involved in completing works under JNNURM.

7. The Commissioner, Greater Visakhapatnam Municipal Corporation, Visakhapatnam shall take necessary action, accordingly.

(BY ORDER IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner, Greater Visakhapatnam Municipal Corporation, Visakhapatnam.
The District Collector, Visakhapatnam District.

Copy to:
The Divisional Railway Manager, East Coast Railways, Visakhapatnam.
The P.S to Principal Secretary to Chief Minister.
The OSD to Hon'ble Minister (MA&UD)
The P.S to Chief Secretary to Government.
The General Administration (Cabinet) Department.
Sc/Sf.

// FORWARDED :: BY :: ORDER //

SECTION OFFICER